COMM SW COR SEC, RUN E 971.64 FT
CR-245, NW ALONG C/L 652.36 FT,
FT TO E R/W SAID RD, BEING A PT

MURRILL ANDREA L
10001 SE COUNTY RD 245
LAKE CITY, FL 32025-2733

2027

13-5S-17-09227-006

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	12	HARDWOOD 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 02

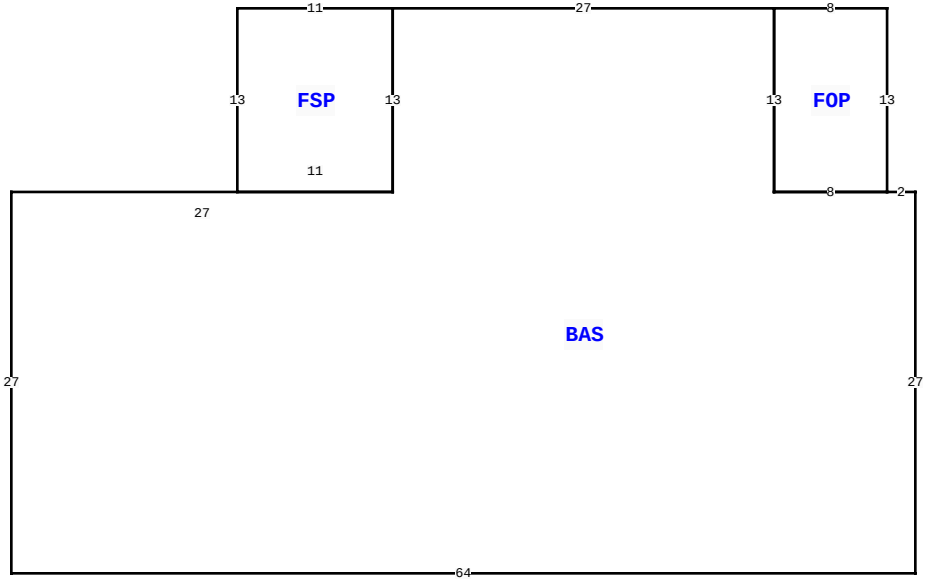
NEIGHBORHOOD/LOC 13517.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,079	100		2,079	120,522
FOP	104	30		31	1,797
FSP	143	40		57	3,304
TOTALS	2,326			2,167	125,623

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0210	01	2,167	106.3260	99.95	216,592	2008	2008	0	0	0	42.00	58.00

1 MODULAR 1 100% - 2017 Heated Area: 2079 HX Base Yr 2017



10001 SE COUNTY ROAD 245 , LAKE CITY

BLD DATE | XF DATE | INC DATE | LGL DATE | LAND DATE 05/06/2026 | AG DATE MLU

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2000	2000	3	100	1,200	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	2,800	
3	0166	CONC,PAVMT	0	100	18	25	450.00	UT	3.00	3.00	100	2008	2008	3	100	1,350	
4	0210	GARAGE U	0	100	18	24	1.00	UT	0.00	0.00	100	2017	2017	3	100	5,000	
5	0262	PRCH,FOP	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	125,623
TOTAL MARKET OB/XF VALUE	10,550
TOTAL LAND VALUE - MARKET	27,360
TOTAL MARKET VALUE	163,533
SOH/AGL Deduction	21,196
ASSESSED VALUE	142,337
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	90,926
TOTAL JUST VALUE	163,533
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	163,533

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26964	GARAGE	75	05/01/2008
26695	SFR	0	01/30/2008
16514	ADDN SFR	125	01/19/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q/U	V/I	RSN CD	SALE PRICE
1317/1860	6/27/2016	WD	Q	I	01	130,000
GRANTOR: MARY C MCLANE (JAIME						
GRANTEE: ANDREA L MURRILL						
0897/0452	2/16/2000	WD	Q	V	01	100
GRANTOR: JAN & PATRICIA MCLANE						
GRANTEE: GERARD & MARY MCLAN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W27 FSP= W11 S13 E11 N13$ S13 W27 S27 E64 N27 W2 FOP= N13 W8 S13 E8$ W8 N13$.

LAND DESCRIPTION

TOTAL OB/XF 10,550

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100			0.00	0.00	1.71	AC		1.00	1.00	1.00	16,000.00	16,000.00	27,360							

REVIEW DATE 08/01/2017 BY DF Total Acres: 1.71 Total Land Value: 27,360 Market: 0 Agricultural: 0 Common: 27,360 PRINTED 11/17/2026 BY SYS